

STATE ENVIRONMENTAL QUALITY REVIEW

Notice of Completion of Draft Supplemental EIS and Notice of SEQR Public Hearing

Lead Agency: Town of New Windsor Planning Board

Date: November 12, 2008

Address: 555 Union Avenue, New Windsor, New York 12553

This notice is issued pursuant to Part 617 of the implementing regulations pertaining to Article 8 (State Environmental Quality Review Act) of the Environmental Conservation Law.

A Draft Supplemental Environmental Impact Statement (DSEIS) has been completed and accepted by the Town of New Windsor Planning Board, as lead agency, for the proposed action described below.

A public hearing on the DSEIS, the proposed preliminary plat, and site plan will be held on the 10th day of December, 2008, at 7:30 o'clock p.m., at Town Hall, 555 Union Avenue, New Windsor, New York. Comments are requested and will be accepted by the contact person until ten (10) days after the close of the SEQR public hearing.

A copy of the DSEIS, the application and accompanying documents is on file in the Planning Board/Building Department for the Town of New Windsor and available for inspection by interested persons during regular business hours.

The DSEIS is also available online at the following address: <http://patriotbluff.web.aplus.net/DSEIS/>

Title of Action: Patriot Bluff

Description of Action: Site plan and subdivision approvals for 178 units of residential housing to be constructed on 55 acres. The units consist of attached townhouses to be in fee-simple ownership

Location: The proposed project is situated southwest of the intersection of NYS Route 32 and Union Avenue (County Route 69), and is more specifically identified as Tax Map Section 4, Block 2, Lot 212.

Potential Environmental Impacts: storm water drainage; wetland disturbance; sewer and water services; traffic generation; community character and fiscal impacts.

Written comments may be sent to:

Contact Person: Genaro Argenio, Planning Board Chairman
Address: 555 Union Avenue, New Windsor, New York 12553

Copies of this Notice Sent to:

Department of Environmental Conservation, 625 Broadway, Albany, New York 12233-1011
NYSDEC Region III
Hon. George A. Green, Town Supervisor
Persons Requesting Draft EIS*
Other Involved Agencies*
Environmental Notice Bulletin, 625 Broadway, Albany, New York 12233-1011

*See attached Distribution List

PATRIOT BLUFF DEVELOPMENT INTERESTED AND INVOLVED AGENCIES

INTERESTED AGENCIES/ORGANIZATIONS

- NYS Office of Parks, Recreation & Historic Preservation
- Palisades Interstate Park Commission
- Vails Gate Fire Department
- Town of New Windsor Historian
- Town of New Windsor Volunteer Ambulance Corps.
- New Windsor Cantonment State Historic Site

INVOLVED AGENCIES/ORGANIZATIONS

- NYS Department of Environmental Conservation (NYSDEC); Water Quality Certification, Sewer Main Extension; Sewer System and SWPPP Approvals
- Orange County Department of Planning; General Municipal Law Section 239-1
- Orange County Department of Health; Water Main, Water System, Realty Subdivision Approvals
- NYS Department of Transportation (NYSDOT); Environmental Quality Review
- Town of New Windsor Planning Board; Site Plan and Subdivision Approvals
- Town of New Windsor Town Board; Developer's Agreement for Infrastructure Improvements